

**TOWN OF WHITESTOWN, INDIANA
RESOLUTION NO. 2017-22**

**A RESOLUTION CONCERNING INTEREST IN AND THE
AUTHORITY TO PURCHASE OR ACQUIRE PROPERTY**

Indianapolis Road Roundabout Project

WHEREAS, Indiana law authorizes the Town Council of the Town of Whitestown (“Whitestown”), to accept, purchase, or otherwise acquire property interests as the Town Council considers necessary and appropriate; and

WHEREAS, Whitestown is undertaking a road project generally located at the intersection of Whitestown Parkway and Indianapolis Road (“Project”), which will require Whitestown to obtain the property generally identified in the attached Exhibit 1 (“Property”); and

WHEREAS, Indiana Code § 36-1-10.5-5 directs, under certain circumstances which may be applicable here, that the Town Council pass a resolution to the effect that it is interested in making a purchase of specified land or a structure; and

WHEREAS, the Town Council believes that it is in the best interest of Whitestown to obtain the necessary or appropriate Property and desires to authorize the acquisition thereof.

NOW, THEREFORE, BE IT RESOLVED that the Town Council of the Town of Whitestown, Indiana hereby declares its interest in purchasing or obtaining necessary or appropriate interests in the Property attached hereto as Exhibit 1, or as may otherwise be necessary or appropriate to effectuate the Project. The Town Council further authorizes the Town Manager, with the assistance of the Town’s legal counsel, utility staff, and/or other consultants, to take all necessary and appropriate action to obtain the Property for the Project, including but not limited to accepting dedication, negotiating, purchasing, obtaining appraisals, extending uniform offers, acquiring, or filing acquisition proceedings, including but not limited to lawsuits, all in a manner intended to be reasonably and appropriately within the scope of the applicable funding and attempting wherever proper to conserve taxpayer and/or customer expense.

PASSED AND ADOPTED BY THE WHITESTOWN, INDIANA TOWN COUNCIL THIS _____ DAY OF _____, 2017.

THE TOWN COUNCIL OF THE
TOWN OF WHITESTOWN, INDIANA

YAY/NAY

Eric Miller, President

Susan Austin, Vice-President

Kevin Russell

Clinton Bohm

ATTEST:

Matt Sumner, Clerk-Treasurer
Town of Whitestown, Indiana
3210840

Jeffrey Wishek

EXHIBIT 1

EXHIBIT "A"

Project: Indianapolis Road Roundabout
Parcel 2 Fee Simple
State Parcel No. 06-03-01-000-038.000-020

Sheet 1 of 2

A part of the Northeast Quarter of Section 1, Township 17 North, Range 1 East, Boone County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat marked Exhibit "B", described as follows: Commencing at the southeast corner of said Northeast Quarter, said point designated "5" on said Parcel Plat; thence South 87 degrees 42 minutes 17 seconds West 823.89 feet along the south line of said Northeast Quarter to the centerline of Indianapolis Road, formerly U.S. Highway 52 as shown on plans for F.A. Project 40 (1934); thence North 35 degrees 52 minutes 14 seconds West 334.26 feet along said centerline to a point on a curve to the left having a radius of 8594.33 feet and subtended by a long chord having a bearing of North 37 degrees 23 minutes 37 seconds West and a length of 456.82 feet; thence along said centerline Northwesterly along said curve an arc distance of 456.88 feet to the prolonged west line of the tract of land conveyed by a Special Warranty Deed recorded as Instrument No. 200700003998 in the Office of the Recorder of Boone County, Indiana; thence North 00 degrees 12 minutes 05 seconds West 79.59 feet along said prolonged west line to the northeastern line of said Indianapolis Road and the point of beginning of this description, said point designated "220" on said Parcel Plat; thence North 84 degrees 09 minutes 51 seconds East 113.71 feet to point designated "221" on said Parcel Plat; thence South 44 degrees 59 minutes 48 seconds East 46.07 feet to point designated "222" on said Parcel Plat; thence South 09 degrees 49 minutes 39 seconds East 115.43 feet to point designated "223" on said Parcel Plat; thence South 52 degrees 03 minutes 02 seconds West 45.05 feet to the northeastern line of said Indianapolis Road at point designated "224" on said Parcel Plat, said point being on a curve to the left having a radius of 8644.33 feet and subtended by a long chord having a bearing of North 38 degrees 38 minutes 20 seconds West and a length of 207.99 feet; thence along said northeastern line Northwesterly along said curve an arc distance of 207.99 feet to the point of beginning and containing 0.338 acres, more or less.

Project: Indianapolis Road Roundabout
Parcel 2 Fee Simple
State Parcel No. 06-03-01-000-038.000-020

Sheet 2 of 2

This description was prepared for the Town of Whitestown, Indiana by Michael L. Bishop, Indiana Registered Land Surveyor No. S0511, on the 20th day of June, 2016.

Michael L. Bishop



EXHIBIT "A"

Project: Indianapolis Road Roundabout
Parcel 2A Fee Simple
State Parcel No. 06-03-01-000-038.000-020

Sheet 1 of 2

A part of the Northeast Quarter of Section 1, Township 17 North, Range 1 East, Boone County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat marked Exhibit "B", described as follows: Commencing at the southeast corner of said Northeast Quarter, said point designated "5" on said Parcel Plat; thence South 87 degrees 42 minutes 17 seconds West 823.89 feet along the south line of said Northeast Quarter to the centerline of Indianapolis Road, formerly U.S. Highway 52 as shown on plans for F.A. Project 40 (1934); thence North 35 degrees 52 minutes 14 seconds West 300.97 feet along said centerline; thence North 54 degrees 07 minutes 46 seconds East 50.00 feet to the northeastern line of said Indianapolis Road and the point of beginning of this description, said point designated "226" on said Parcel Plat; thence South 63 degrees 25 minutes 16 seconds East 409.22 feet to the north line of the tract of land conveyed to the State of Indiana by a Warranty Deed recorded in Deed Book 247, page 4 in the Office of the Recorder of Boone County, Indiana; thence South 89 degrees 53 minutes 46 seconds West 188.79 feet along said north line to the northeastern line of said tract of land; thence North 68 degrees 59 minutes 53 seconds West 39.53 feet along said northeastern line to the northeastern line of said Indianapolis Road; thence the following three (3) courses along said northeastern line: (1) North 42 degrees 13 minutes 45 seconds West 40.50 feet; (2) thence North 50 degrees 00 minutes 27 seconds West 40.94 feet; (3) thence North 35 degrees 52 minutes 14 seconds West 139.41 feet to the point of beginning and containing 0.468 acres, more or less.

Project: Indianapolis Road Roundabout
Parcel 2A Fee Simple
State Parcel No. 06-03-01-000-038.000-020

Sheet 2 of 2

This description was prepared for the Town of Whitestown, Indiana by Michael L. Bishop, Indiana Registered Land Surveyor No. S0511, on the 20th day of June, 2016.

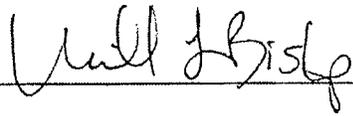
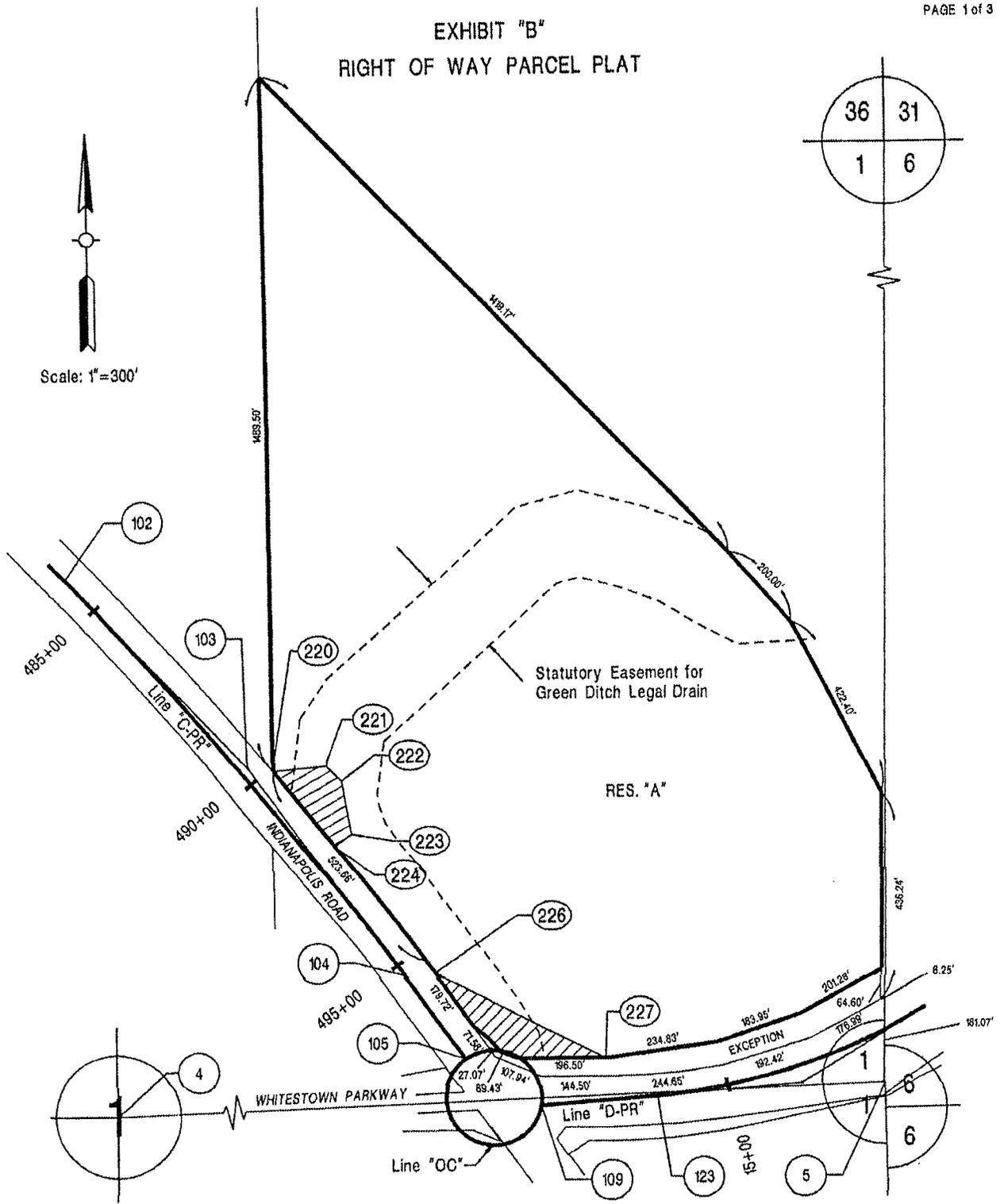
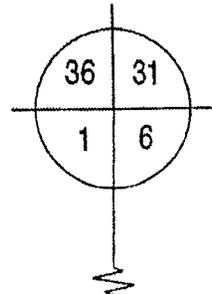
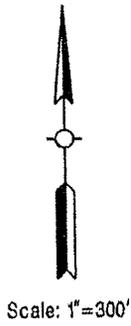
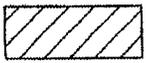




EXHIBIT "B" RIGHT OF WAY PARCEL PLAT



PARCEL:	2	OWNER:	HPT TA PROPERTIES LLC
PROJECT:	1400926	STATE PARCEL NO.:	06-03-01-000-038.000-020
ROAD:	INDIANAPOLIS ROAD/ WHITESTOWN PARKWAY	INSTRUMENT No.:	200700003998
SECTION:	1	DATED:	1/31/2007
TOWNSHIP:	17-N	 HATCHED AREA IS THE APPROXIMATE TAKING	
RANGE:	1-E		

PARCEL COORDINATE CHART (FEET)

POINT	LINE	STATION	OFFSET	NORTH	EAST
220	C-PR	+P (490+08.23)	Ex. R/W (54.95' Lt.)	1712571.201	3155479.558
221	C-PR	490+70.00	150.00' Lt.	1712582.762	3155592.673
222	C-PR	491+15.00	155.00' Lt.	1712550.183	3155625.249
223	C-PR	492+15.00	100.00' Lt.	1712436.447	3155644.951
224	C-PR	492+15.00	Ex. R/W (54.95' Lt.)	1712408.743	3155609.426
226	C-PR	495+60.00	Ex. R/W (54.95' Lt.)	1712130.995	3155817.286
227	D-PR	12+46.00	P (90.71' Lt.)	1711947.897	3156183.262
4		SEE LOCATION CONTROL ROUTE SURVEY PLAT			
5					
100	CZ-CONN				
102	C-PR				
103	C-PR				
104	C-PR				
127	CZ-CONN				
2302	A (CZ)				
2303	A (CZ)				
2304	A (CZ)				
2305	A (CZ)				
2306	A (CZ)				

NOTE: Stations and offsets control over both north and east coordinates and bearings and distances

PARCEL: 2
 PROJECT: 1400926
 ROAD: INDIANAPOLIS ROAD/ WHITESTOWN PARKWAY
 SECTION: 1
 TOWNSHIP: 17-N
 RANGE: 1-E

OWNER: HPT TA PROPERTIES LLC
 STATE PARCEL NO.: 06-03-01-000-038.000-020

SURVEYOR'S STATEMENT

To the best of my knowledge and belief, this plat, together with the "Location Control Route Survey" recorded September 29, 2015 as Instrument No. 201500009325 in the Office of the Recorder of Boone County, Indiana (incorporated and made a part hereof by reference) comprise a Location Route Survey executed in accordance with Indiana Administrative Code 865 IAC 1-12 (Rule 12).



Michael L. Bishop

6-20-16

Michael L. Bishop, L.S.
Registered Land Surveyor No. S0511
State of Indiana

Date

PARCEL: 2
PROJECT: 1400926
ROAD: INDIANAPOLIS ROAD/ WHITESTOWN PARKWAY
SECTION: 1
TOWNSHIP: 17-N
RANGE: 1-E

OWNER: HPT TA PROPERTIES LLC
STATE PARCEL NO.: 06-03-01-000-038.000-020

EXHIBIT "A"

Project: Indianapolis Road Roundabout
Parcel 2B Temporary Right of Way for Drive Construction
State Parcel No. 06-03-01-000-038.000-020

Sheet 1 of 1

A part of the Northeast Quarter of Section 1, Township 17 North, Range 1 East, Boone County, Indiana, described as follows: Commencing at the southeast corner of said Northeast Quarter; thence South 87 degrees 42 minutes 17 seconds West 823.89 feet along the south line of said Northeast Quarter to the centerline of Indianapolis Road, formerly U.S. Highway 52 as shown on plans for F.A. Project 40 (1934); thence North 35 degrees 52 minutes 14 seconds West 334.26 feet along said centerline to a point on a curve to the left having a radius of 8594.33 feet and subtended by a long chord having a bearing of North 37 degrees 23 minutes 37 seconds West and a length of 456.82 feet; thence along said centerline Northwesterly along said curve an arc distance of 456.88 feet to the prolonged west line of the tract of land conveyed by a Special Warranty Deed recorded as Instrument No. 200700003998 in the Office of the Recorder of Boone County, Indiana; thence North 00 degrees 12 minutes 05 seconds West 79.59 feet along said prolonged west line to the northeastern line of said Indianapolis Road; thence North 84 degrees 09 minutes 51 seconds East 113.71 feet; thence South 44 degrees 59 minutes 48 seconds East 46.07 feet to the point of beginning of this description; thence South 79 degrees 56 minutes 59 seconds East 157.78 feet; thence South 16 degrees 04 minutes 31 seconds West 86.79 feet; thence South 88 degrees 33 minutes 34 seconds West 111.66 feet; thence North 09 degrees 49 minutes 39 seconds West 115.43 feet to the point of beginning and containing 0.303 acres, more or less.

This description was prepared for the Town of Whitestown, Indiana by Michael L. Bishop, Indiana Registered Land Surveyor No. S0511, on the 20th day of June, 2016.

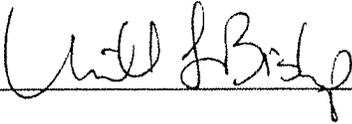




EXHIBIT "A"

Project: Indianapolis Road Roundabout
Parcel 2C Temporary Right of Way for Driveway Removal
State Parcel No. 06-03-01-000-038.000-020

Sheet 1 of 1

A part of the Northeast Quarter of Section 1, Township 17 North, Range 1 East, Boone County, Indiana, described as follows: Commencing at the southeast corner of said Northeast Quarter; thence South 87 degrees 42 minutes 17 seconds West 823.89 feet along the south line of said Northeast Quarter to the centerline of Indianapolis Road, formerly U.S. Highway 52 as shown on plans for F.A. Project 40 (1934); thence North 35 degrees 52 minutes 14 seconds West 320.92 feet along said centerline; thence North 54 degrees 07 minutes 46 seconds East 50.00 feet to the northeastern line of Indianapolis Road and the point of beginning of this description; thence North 54 degrees 07 minutes 46 seconds East 113.05 feet; thence South 48 degrees 37 minutes 41 seconds East 54.34 feet; thence South 36 degrees 45 minutes 07 seconds West 97.10 feet; thence North 63 degrees 25 minutes 16 seconds West 70.00 feet to said northeastern line of Indianapolis Road; thence North 35 degrees 52 minutes 14 seconds West 19.94 feet along said northeastern line to the point of beginning and containing 0.174 acres, more or less.

This description was prepared for the Town of Whitestown, Indiana by Michael L. Bishop, Indiana Registered Land Surveyor No. S0511, on the 20th day of June, 2016.

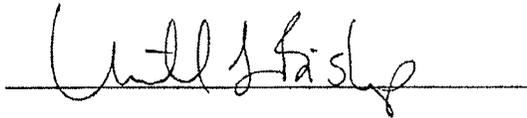


EXHIBIT "A"

Project: Indianapolis Road Roundabout
Parcel 3 Fee Simple
State Parcel No. 06-03-01-000-024.001-020

Sheet 1 of 2

A part of the East Half of the Northeast Quarter of Section 1, Township 17 North, Range 1 East, Boone County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat marked Exhibit "B", described as follows: Commencing at the southwest corner of said Northeast Quarter, said point designated "4" on said Parcel Plat; thence North 87 degrees 42 minutes 17 seconds East 1466.84 feet along the south line of said Northeast Quarter to the point of beginning of this description; thence North 02 degrees 17 minutes 43 seconds West 20.00 feet to the southwest corner of the tract of land conveyed to the State of Indiana by the Warranty Deed recorded in Deed Book 245, page 888 in the Office of the Recorder of Boone County, Indiana; thence North 87 degrees 42 minutes 18 seconds East 232.28 feet along the south boundary of said State of Indiana tract to the southeast corner thereof; thence North 35 degrees 44 minutes 14 seconds West 64.70 feet along the northeastern line of said State of Indiana tract to the northeast corner thereof; thence South 80 degrees 52 minutes 10 seconds West 95.61 feet along the northern line of said State of Indiana tract to a corner of said line; thence South 64 degrees 58 minutes 29 seconds West 32.63 feet along said northern line to the north line of the Grant of Utility Easement & Rights of Way recorded as Instrument No. 9914574 in the Office of said Recorder; thence South 87 degrees 42 minutes 17 seconds West 63.64 feet along said north line to point designated "230" on said Parcel Plat; thence North 72 degrees 52 minutes 57 seconds East 144.97 feet to point designated "231" on said Parcel Plat; thence North 23 degrees 46 minutes 33 seconds West 71.59 feet to point designated "232" on said Parcel Plat; thence North 39 degrees 37 minutes 49 seconds West 154.88 feet to point designated "233" on said Parcel Plat; thence North 27 degrees 29 minutes 22 seconds West 95.44 feet to point designated "234" on said Parcel Plat; thence North 16 degrees 33 minutes 08 seconds East 16.68 feet to point designated "235" on said Parcel Plat; thence North 53 degrees 05 minutes 04 seconds East 51.55 feet to the centerline of Indianapolis Road, formerly U.S. Highway 52 as shown on plans for F.A. Project 40 (1934), said point being on a curve to the right having a radius of 8594.33 feet and subtended by a long chord having a bearing of South 36 degrees 23 minutes 35 seconds East and a length of 156.74

Project: Indianapolis Road Roundabout
Parcel 3 Fee Simple
State Parcel No. 06-03-01-000-024.001-020

Sheet 2 of 2

feet; thence along said centerline Southeasterly along said curve an arc distance of 156.74 feet; thence South 35 degrees 52 minutes 14 seconds East 334.26 feet along said centerline to the south line of said Northeast Quarter; thence South 87 degrees 42 minutes 17 seconds West 307.87 feet along said south line to the point of beginning and containing 0.907 acres, more or less, inclusive of the presently existing right of way which contains 0.385 acres, for a net additional taking of 0.522 acres, more or less.

This description was prepared for the Town of Whitestown, Indiana by Michael L. Bishop, Indiana Registered Land Surveyor No. S0511, on the 20th day of June, 2016.

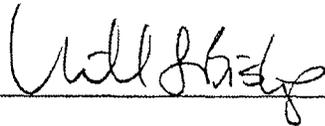
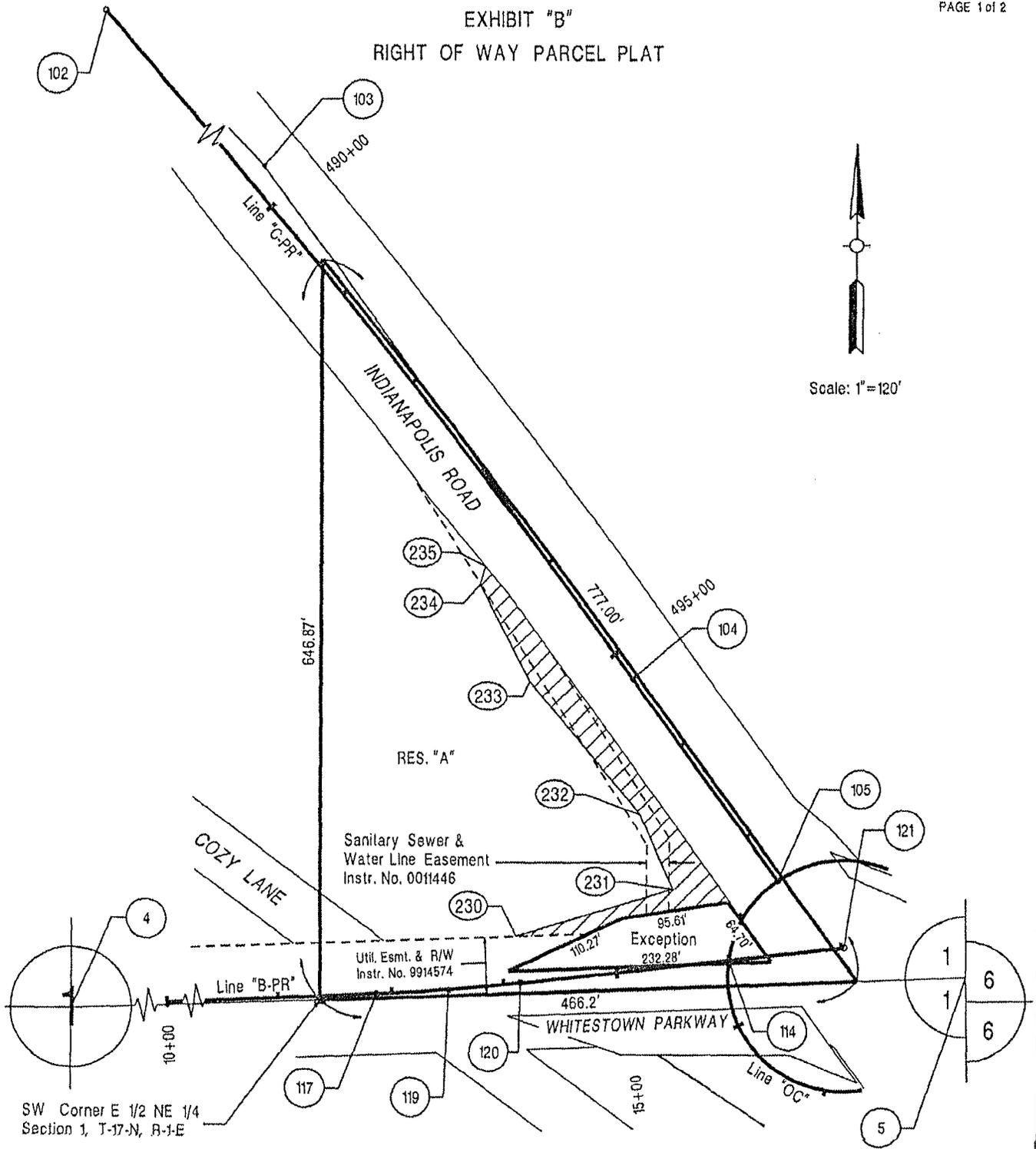




EXHIBIT "B"
RIGHT OF WAY PARCEL PLAT



SW Corner E 1/2 NE 1/4
Section 1, T-17-N, R-1-E

PARCEL:	3	OWNER:	HOCKETT REAL ESTATE, L.P.
PROJECT:	1400926	STATE PARCEL NO.:	06-03-01-000-024.001-020
ROAD:	INDIANAPOLIS ROAD/ WHITESTOWN PARKWAY	INSTRUMENT No.	0103983
SECTION:	1	DATED	4/10/2001
TOWNSHIP:	17-N	 HATCHED AREA IS THE APPROXIMATE TAKING	
RANGE:	1-E		

EXHIBIT "B" (cont'd)

PARCEL COORDINATE CHART (FEET)

POINT	LINE	STATION	OFFSET	NORTH	EAST
230	B-PR	14+15.00	Ex. R/W (40.92' Lt.)	1711895.758	3155651.449
231	C-PR	497+00.00	80.00' Rt.	1711938.427	3155789.999
232	C-PR	496+30.00	65.00' Rt.	1712003.941	3155761.137
233	C-PR	494+75.00	75.00' Rt.	1712123.227	3155662.349
234	C-PR	493+85.00	60.00' Rt.	1712207.890	3155618.296
235	C-PR	493+70.00	Ex. R/W (46.60' Rt.)	1712223.881	3155623.048
4		SEE LOCATION CONTROL ROUTE SURVEY PLAT			
5					
102	C-PR				
103	C-PR				
104	C-PR				
105	C-PR				
114	B-PR				
117	B-PR				
119	B-PR				
120	B-PR				
121	C-PR				

NOTE: Stations and offsets control over both north and east coordinates and bearings and distances

SURVEYOR'S STATEMENT

To the best of my knowledge and belief, this plat, together with the "Location Control Route Survey" recorded September 29, 2015 as Instrument No. 201500009325 in the Office of the Recorder of Boone County, Indiana (incorporated and made a part hereof by reference) comprise a Location Route Survey executed in accordance with Indiana Administrative Code 865 IAC 1-12 (Rule 12).



Michael L. Bishop
 Michael L. Bishop, L.S. Date 6-20-16
 Registered Land Surveyor No. S0511
 State of Indiana

PARCEL:	3	OWNER:	HOCKETT REAL ESTATE, L.P.
PROJECT:	1400926	STATE PARCEL NO.:	06-03-01-000-024,001-020
ROAD:	INDIANAPOLIS ROAD/ WHITESTOWN PARKWAY		
SECTION:	1		
TOWNSHIP:	17-N		
RANGE:	1-E		

EXHIBIT "A"

Project: Indianapolis Road Roundabout
Parcel 3A Fee Simple
State Parcel No. 06-03-01-000-037.000-020

Sheet 1 of 2

A part of the North Half of the Southeast Quarter of Section 1, Township 17 North, Range 1 East, Boone County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat marked Exhibit "B", described as follows: Commencing at the northeast corner of said Southeast Quarter, said point designated "5" on said Parcel Plat; thence South 87 degrees 42 minutes 17 seconds West 823.89 feet along the north line of said Southeast Quarter to the centerline of Indianapolis Road, formerly U.S. Highway 52 as shown on plans for F.A. Project 40 (1934); thence South 35 degrees 52 minutes 14 seconds East 180.11 feet along said centerline to the prolonged southeastern line of the tract of land conveyed to the State of Indiana by the Warranty Deed recorded in Deed Book 247, page 1 in the Office of the Recorder of Boone County, Indiana; thence North 56 degrees 58 minutes 50 seconds East 50.06 feet along said prolonged southeastern line and said southeastern line to the northeastern line of Indianapolis Road and the point of beginning of this description; thence continuing North 56 degrees 58 minutes 50 seconds East 52.65 feet along said southeastern line to the south line of said State of Indiana tract; thence North 89 degrees 53 minutes 46 seconds East 36.98 feet along said south line to point designated "237" on said Parcel Plat; thence South 39 degrees 27 minutes 09 seconds West 50.42 feet to point designated "238" on said Parcel Plat; thence South 01 degree 29 minutes 26 seconds East 48.83 feet to point designated "239" on said Parcel Plat; thence South 36 degrees 28 minutes 57 seconds East 52.00 feet to point designated "240" on said Parcel Plat; thence South 53 degrees 31 minutes 03 seconds West 6.79 feet to said northeastern line of Indianapolis Road at point designated "241" on said Parcel Plat, said point being on a curve to the right having a radius of 14,273.95 feet and subtended by a long chord having a bearing of North 35 degrees 54 minutes 20 seconds West and a length of 17.44 feet; thence along said northeastern line Northwesterly along said curve

Project: Indianapolis Road Roundabout
Parcel 3A Fee Simple
State Parcel No. 06-03-01-000-037.000-020

Sheet 2 of 2

an arc distance of 17.44 feet; thence North 35 degrees 52 minutes 14 seconds West 111.93 feet along said northeastern line to the point of beginning and containing 0.079 acres, more or less.

This description was prepared for the Town of Whitestown, Indiana by Michael L. Bishop, Indiana Registered Land Surveyor No. S0511, on the 20th day of June, 2016.

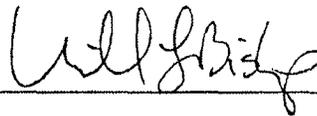
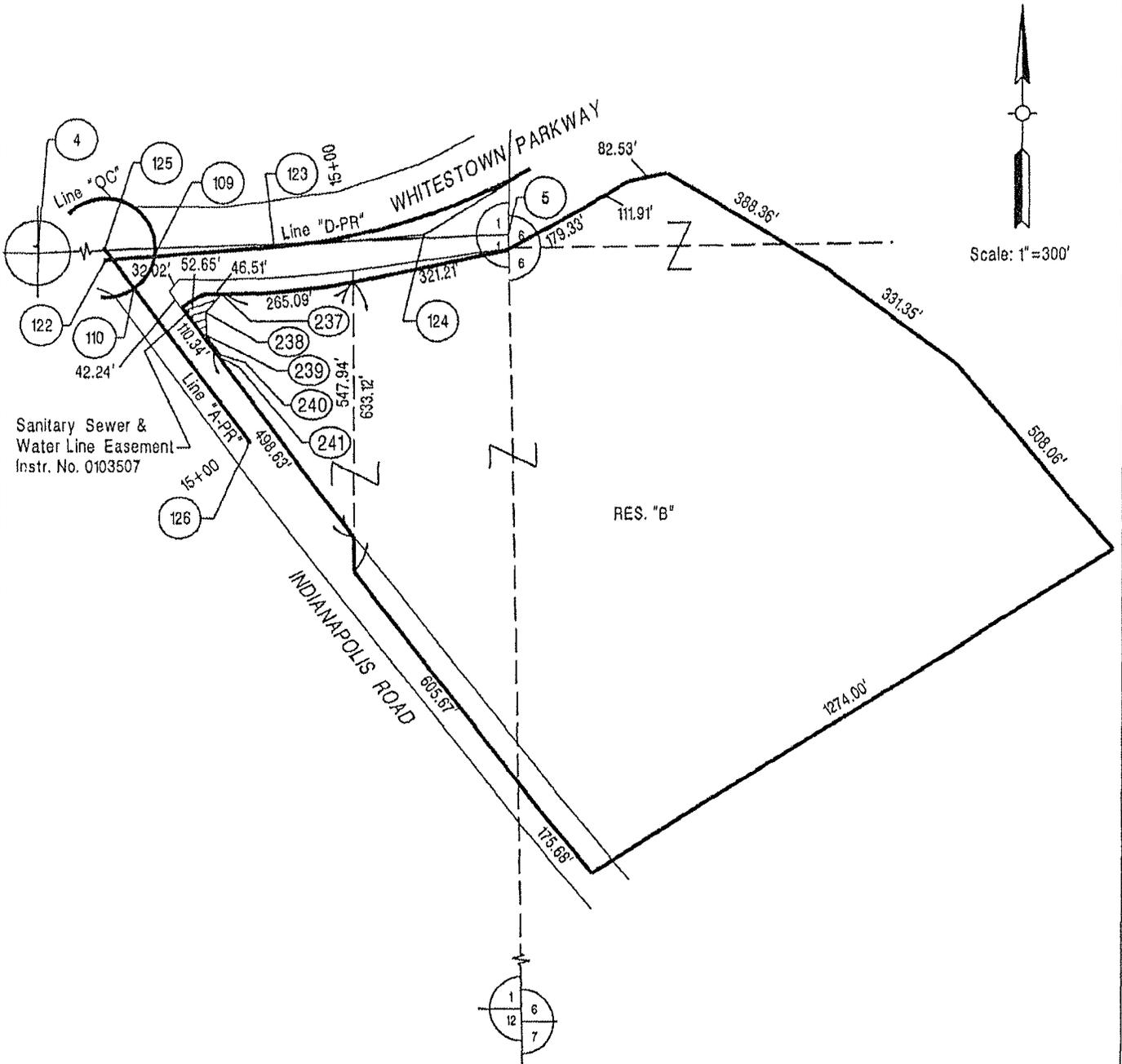


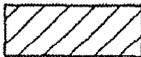


EXHIBIT "B"
RIGHT OF WAY PARCEL PLAT



Sanitary Sewer &
Water Line Easement
Instr. No. 0103507

RES. "B"

PARCEL:	3A	OWNER:	HOCKETT REAL ESTATE, L.P.
PROJECT:	1400926	STATE PARCEL NO.:	06-03-01-000-037.000-020
ROAD:	INDIANAPOLIS ROAD/ WHITESTOWN PARKWAY	INSTRUMENT No.:	0104022
SECTION:	1	DATED:	4/10/2001
TOWNSHIP:	17-N	 HATCHED AREA IS THE APPROXIMATE TAKING	
RANGE:	1-E		

PARCEL COORDINATE CHART (FEET)

POINT	LINE	STATION	OFFSET	NORTH	EAST
237	D-PR	14+30.00	Ex. R/W (88.59' Rt.)	1711767.893	3156181.769
238	A-PR	12+30.00	90.00' Lt.	1711728.961	3156149.730
239	A-PR	12+70.00	62.00' Lt.	1711680.151	3156151.000
240	A-PR	13+22.00	62.00' Lt.	1711638.341	3156181.918
241	A-PR	13+22.00	Ex. R/W (55.21' Lt.)	1711634.302	3156176.457
4		SEE LOCATION CONTROL ROUTE SURVEY PLAT			
5					
109	D-PR				
110	A-PR				
122	D-PR				
123	D-PR				
124	D-PR				
125	A-PR				
126	A-PR				

NOTE: Stations and offsets control over both north and east coordinates and bearings and distances

SURVEYOR'S STATEMENT

To the best of my knowledge and belief, this plat, together with the "Location Control Route Survey" recorded September 29, 2015 as Instrument No. 201500009325 in the Office of the Recorder of Boone County, Indiana (incorporated and made a part hereof by reference) comprise a Location Route Survey executed in accordance with Indiana Administrative Code 865 IAC 1-12 (Rule 12).



Michael L. Bishop

Michael L. Bishop, L.S.
Registered Land Surveyor No. S0511
State of Indiana

6-20-16

Date

PARCEL: 3A
PROJECT: 1400926
ROAD: INDIANAPOLIS ROAD/ WHITESTOWN PARKWAY
SECTION: 1
TOWNSHIP: 17-N
RANGE: 1-E

OWNER: HOCKETT REAL ESTATE, L.P.
STATE PARCEL NO.: 06-03-01-000-037.000-020

EXHIBIT "A"

Project: Indianapolis Road Roundabout
Parcel 4 Fee Simple
State Parcel No. 06-03-01-000-029.000-020

Sheet 1 of 2

A part of the Southeast Quarter of Section 1, Township 17 North, Range 1 East, Boone County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat marked Exhibit "B", described as follows: Commencing at the northwest corner of said Southeast Quarter, said point designated "4" on said Parcel Plat; thence North 87 degrees 42 minutes 17 seconds East 1465.30 feet along the north line of said Northeast Quarter; thence South 02 degrees 17 minutes 43 seconds East 20.00 feet to the northwest corner of the tract of land conveyed to the State of Indiana by the Warranty Deed recorded in Deed Book 246, page 799 in the Office of the Recorder of Boone County, Indiana; thence South 71 degrees 34 minutes 46 seconds East 105.46 feet along the southwestern boundary of said State of Indiana tract to the south line of said tract; thence North 89 degrees 53 minutes 46 seconds East 32.04 feet along said south line to the point of beginning of this description, said point designated "252" on said Parcel Plat; thence continuing North 89 degrees 53 minutes 46 seconds East 117.96 feet along said south line to a southwestern line of said State of Indiana tract; thence South 67 degrees 10 minutes 46 seconds East 64.18 feet along said southwestern line to the northeastern line of said State of Indiana tract; thence North 35 degrees 44 minutes 14 seconds West 42.88 feet along said northeastern line to the southwestern line of Indianapolis Road; thence South 58 degrees 37 minutes 32 seconds East 5.52 feet along said southwestern line to a corner thereof; thence South 35 degrees 52 minutes 14 seconds East 133.34 feet along said southwestern line to the northwestern line of the tract of land conveyed by the General Warranty Deed recorded as Instrument No. 0413633 in the Office of said Recorder; thence South 39 degrees 20 minutes 18 seconds West 33.31 feet along said northwestern line; thence North 72 degrees 30 minutes 22 seconds West 44.95 feet to point designated "251" on said Parcel Plat; thence North 56 degrees 31 minutes 19 seconds West 204.93 feet to the point of beginning and containing 0.300 acres, more or less.

Project: Indianapolis Road Roundabout
Parcel 4 Fee Simple
State Parcel No. 06-03-01-000-029.000-020

Sheet 2 of 2

This description was prepared for the Town of Whitestown, Indiana by Michael L. Bishop, Indiana Registered Land Surveyor No. S0511, on the 20th day of June, 2016.

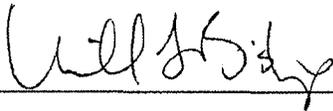
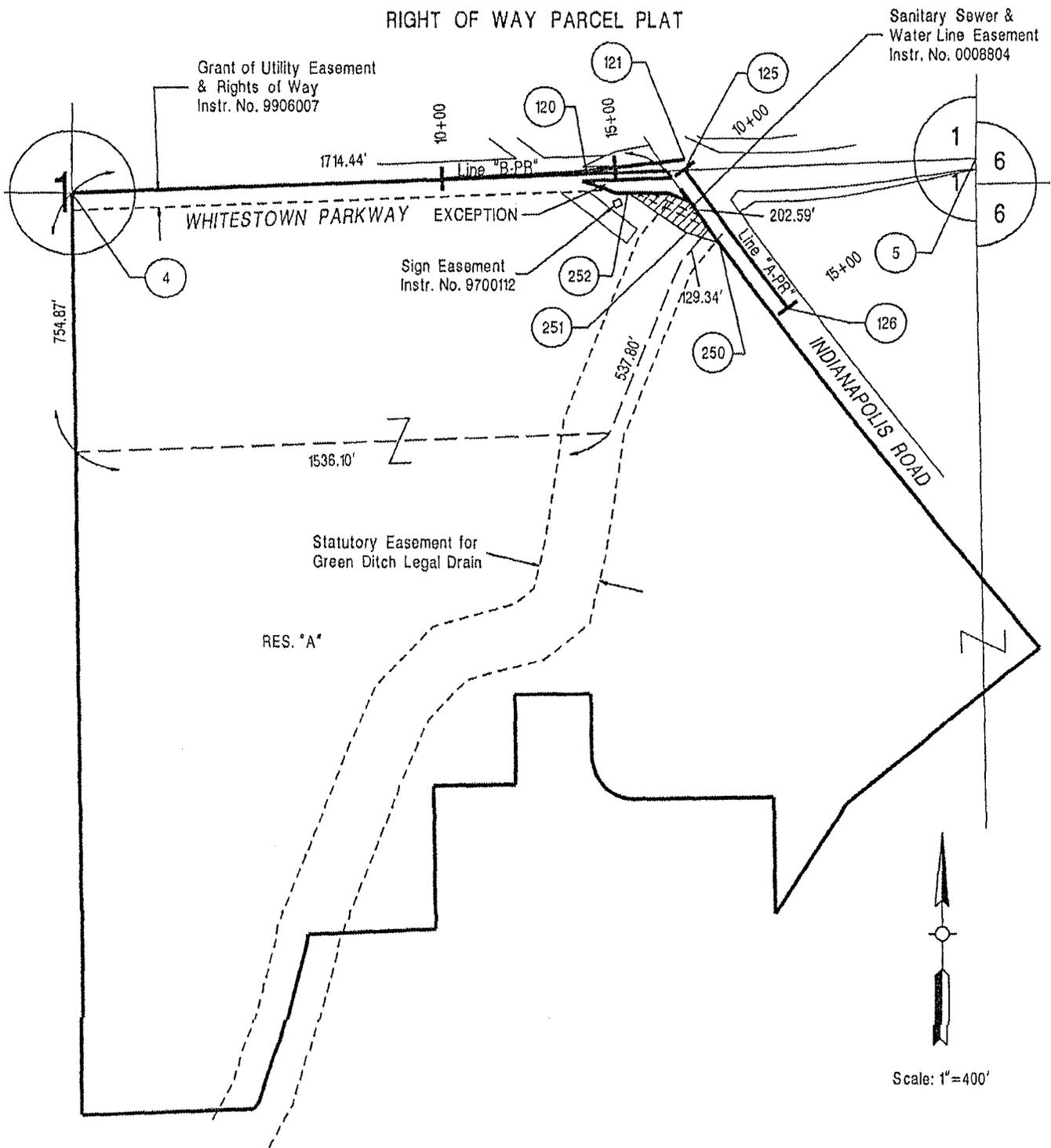
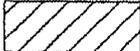




EXHIBIT "B" RIGHT OF WAY PARCEL PLAT



PARCEL:	4	OWNER:	TRADERS POINT CHRISTIAN CHURCH, INC.
PROJECT:	1400926	STATE PARCEL NO.:	06-03-01-000-029.000-020
ROAD:	INDIANAPOLIS ROAD/WHITESTOWN PARKWAY	INSTRUMENT No.	201200000415
SECTION:	1	DATED	12/30/2011
TOWNSHIP:	17-N	 HATCHED AREA IS THE APPROXIMATE TAKING	
RANGE:	1-E		

PARCEL COORDINATE CHART (FEET)

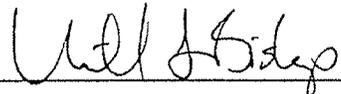
POINT	LINE	STATION	OFFSET	NORTH	EAST
250	A-PR	12+30.00	Ex. R/W (43.83' Rt.)	1711649.391	3156042.128
251	A-PR	11+50.00	102.00' Rt.	1711679.125	3155947.788
252	B-PR	15+28.00	Ex. R/W (76.10' Rt.)	1711792.167	3155776.859
4		SEE LOCATION CONTROL ROUTE SURVEY PLAT			
5					
120	B-PR				
121	B-PR				
125	A-PR				
126	A-PR				

NOTE: Stations and offsets control over both north and east coordinates and bearings and distances

SURVEYOR'S STATEMENT

To the best of my knowledge and belief, this plat, together with the "Location Control Route Survey" recorded September 29, 2015 as Instrument No. 201500009325 in the Office of the Recorder of Boone County, Indiana (incorporated and made a part hereof by reference) comprise a Location Route Survey executed in accordance with Indiana Administrative Code 865 IAC 1-12 (Rule 12).





 Michael L. Bishop, L.S. 6-20-16
 Registered Land Surveyor No. S0511 Date
 State of Indiana

PARCEL: 4 PROJECT: 1400926 ROAD: INDIANAPOLIS ROAD/ WHITESTOWN PARKWAY SECTION: 1 TOWNSHIP: 17-N RANGE: 1-E	OWNER: TRADERS POINT CHRISTIAN CHURCH, INC. STATE PARCEL NO.: 06-03-01-000-029.000-020
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EXHIBIT "A"

Project: Indianapolis Road Roundabout
Parcel 4A Fee Simple
State Parcel No. 06-03-01-000-034.001-020

Sheet 1 of 2

A part of the Southeast Quarter of Section 1, Township 17 North, Range 1 East, Boone County, Indiana, and being that part of the grantors' land lying within the right of way lines depicted on the attached Right of Way Parcel Plat marked Exhibit "B", described as follows: Commencing at the northwest corner of said Southeast Quarter, said point designated "4" on said Parcel Plat; thence North 87 degrees 42 minutes 17 seconds East 1465.30 feet along the north line of said Northeast Quarter; thence South 02 degrees 17 minutes 43 seconds East 20.00 feet to the northwest corner of the tract of land conveyed to the State of Indiana by the Warranty Deed recorded in Deed Book 246, page 799 in the Office of the Recorder of Boone County, Indiana; thence South 71 degrees 34 minutes 46 seconds East 105.46 feet along the southwestern boundary of said State of Indiana tract to the south line of said tract; thence North 89 degrees 53 minutes 46 seconds East 32.04 feet along said south line to point designated "252" on said Parcel Plat; thence South 56 degrees 31 minutes 19 seconds East 204.93 feet to point designated "251" on said Parcel Plat; thence South 76 degrees 15 minutes 45 seconds East 46.26 feet to the northwestern line of the tract of land conveyed by the General Warranty Deed recorded as Instrument No. 0413633 in the Office of said Recorder and the point of beginning of this description; thence North 39 degrees 20 minutes 18 seconds East 33.31 feet along said northwestern line to the southwestern line of Indianapolis Road; thence South 35 degrees 52 minutes 14 seconds East 51.81 feet along said southwestern line to point designated "250" on said Parcel Plat; thence North 72 degrees 30 minutes 22 seconds West 53.97 feet to the point of beginning and containing 0.019 acres, more or less.

Project: Indianapolis Road Roundabout
Parcel 4A Fee Simple
State Parcel No. 06-03-01-000-034.001-020

Sheet 2 of 2

This description was prepared for the Town of Whitestown, Indiana by Michael L. Bishop, Indiana Registered Land Surveyor No. S0511, on the 20th day of June, 2016.

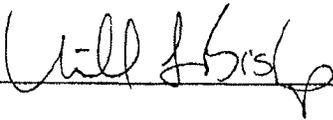
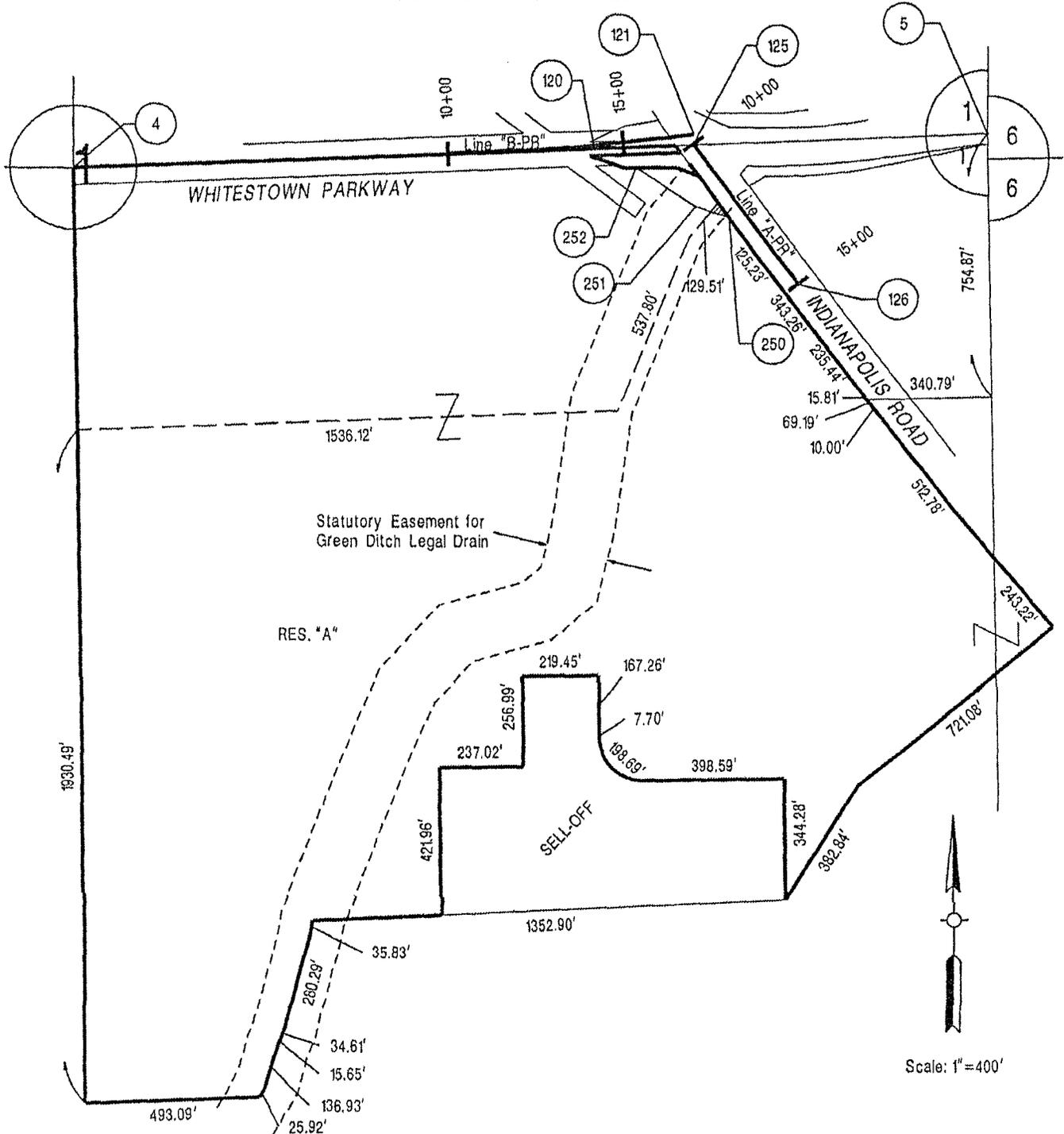
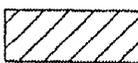




EXHIBIT "B" RIGHT OF WAY PARCEL PLAT



PARCEL:	4A	OWNER:	TRADERS POINT CHRISTIAN CHURCH, INC.
PROJECT:	1400926	STATE PARCEL NO.:	06-03-01-000-034.001-020
ROAD:	INDIANAPOLIS ROAD/ WHITESTOWN PARKWAY	INSTRUMENT No.	0413634
SECTION:	1	DATED	9/30/2004
TOWNSHIP:	17-N	 HATCHED AREA IS THE APPROXIMATE TAKING	
RANGE:	1-E		

